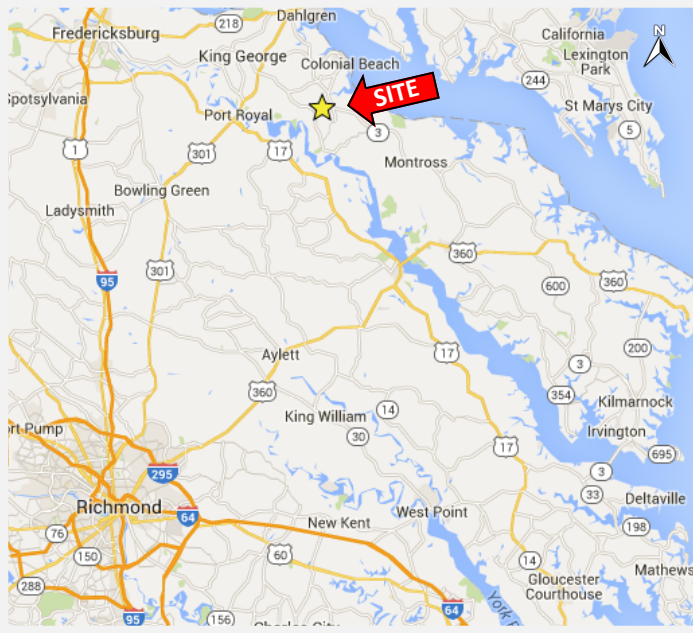




Northern Neck Farmers Market

1647 Kings Highway
Colonial Beach, VA 22443
Westmoreland County

FOR SALE— \$1,200,000



Available:

- ±20.98 acres
- ±61,500 SF: ±47,500 SF warehouse space , ±11,000 SF cooler space, ±3,000 SF office space

Currently, there are approximately 25-30 individual Virginia farms that utilize the services and facilities of the market on an annual basis. These farms served primarily lie in the counties including: Caroline, Essex, Gloucester, King and Queen, King George, Lancaster, Matthews, Middlesex, Northumberland, Richmond and Westmoreland. The following condition requires the Market purchaser to continue to conduct business with farmers from the region and the state for a period of at least ten years. Such condition does not exclude the purchaser from utilizing the facility to conduct business with growers from outside of the region, or the state, but stipulates a minimum number of Virginia farms that must be served by the market, on an annual basis, for at least the period of time specified.

FOR FURTHER INFORMATION, PLEASE CONTACT:

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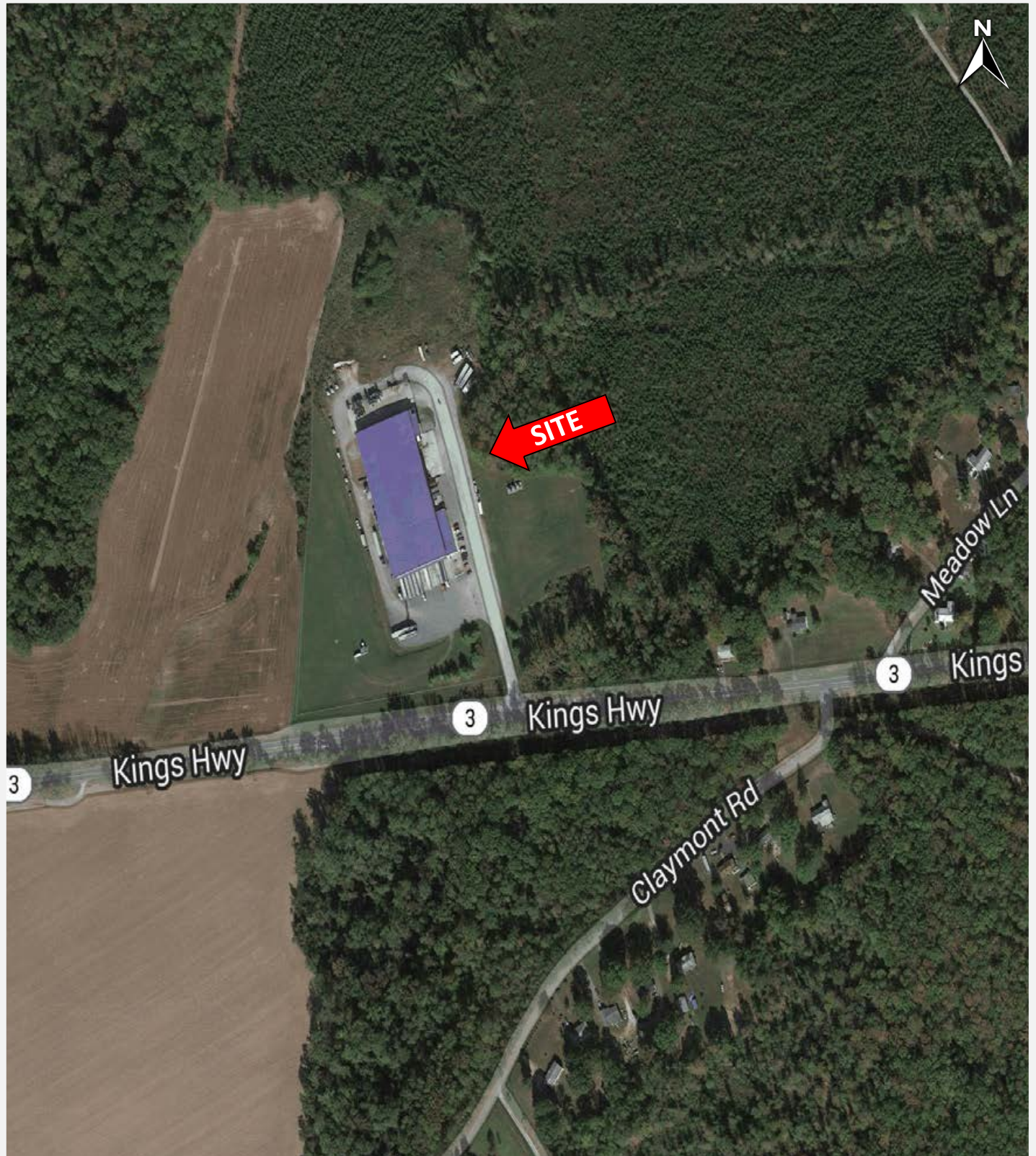
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REAL ESTATE, INC.



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Although every effort has been made to ensure accuracy, no liability will be accepted for errors or omissions.

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